

**INDUSTRIAL
LEASE**



CEDAR PLAZA, Building D

3635 S Lawrence, Tacoma, WA 98409

Jack Rosen
425.289.2221
jack@rosenharbottle.com

425.454.3030
rosenharbottle.com

PO Box 5003
Bellevue, WA 98009 - 5003



INDUSTRIAL SPACES NEAR TACOMA MALL

1,800 SF - 4,500 SF Available

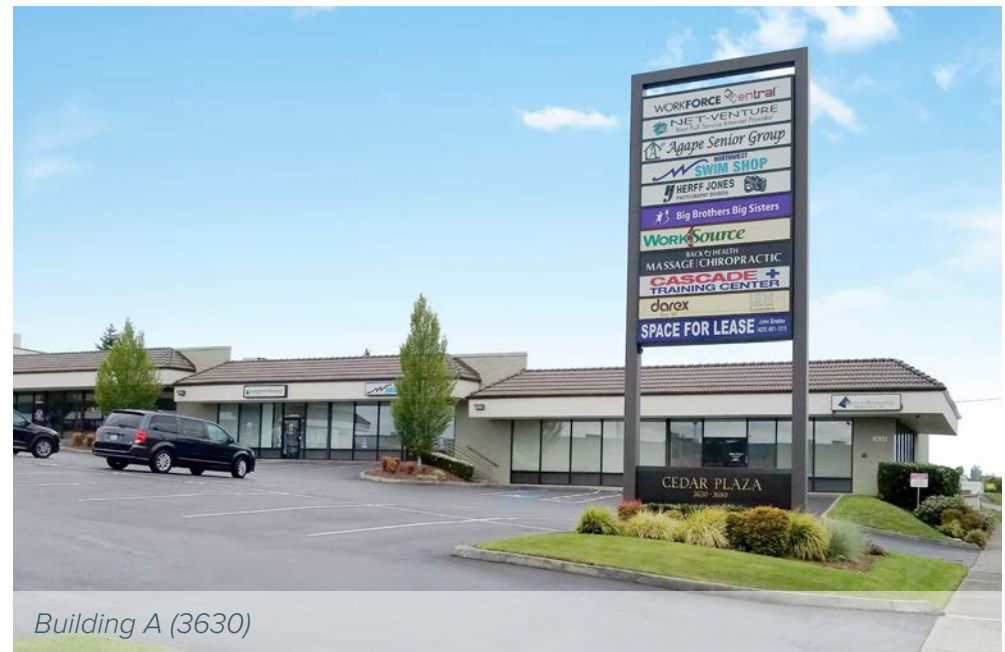
\$17.50/SF, Gross

PROPERTY DETAILS:

- Minutes from Tacoma Mall and retail/restaurant amenities
- Neighboring anchor retailers include: Ross, Guitar Center, Michael's, McDonald's, Costco, and more
- Ample parking
- Quick access to I-5 and Highway-16
- Pylon signage available



Building D - Top Level (3640)



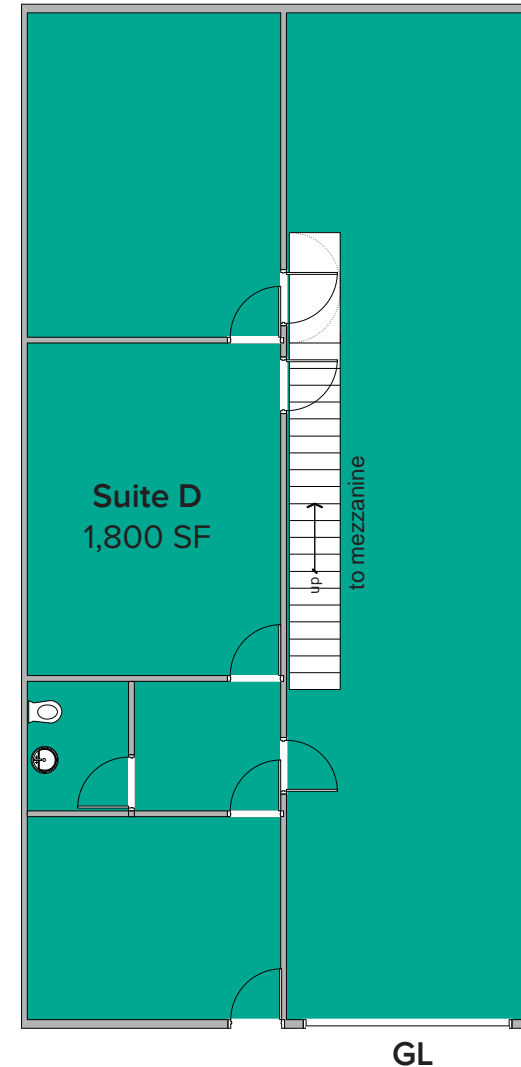
Building A (3630)

BUILDING D (3635)

LOWER LEVEL FLOOR PLAN

SUITE D FEATURES

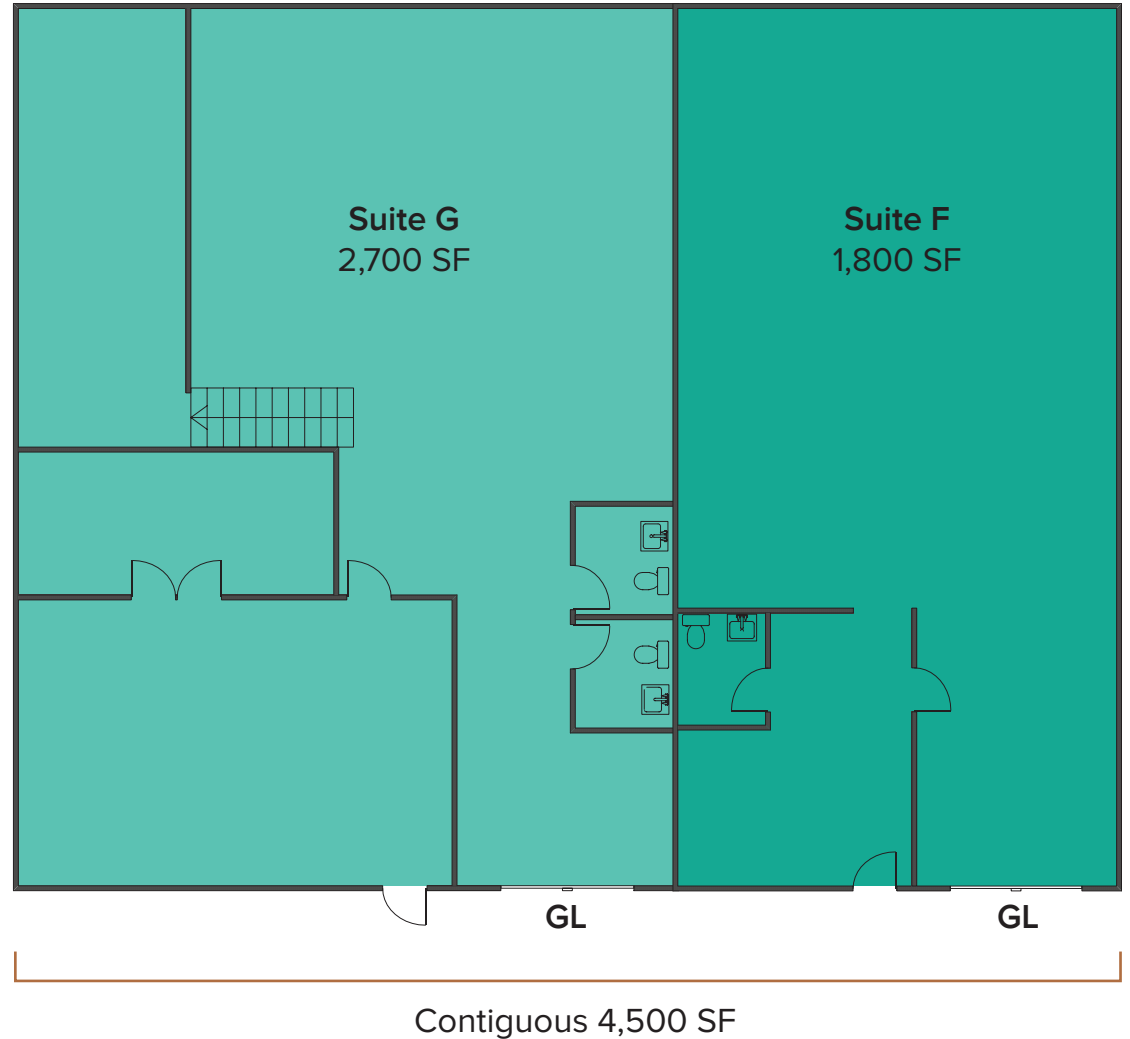
- Industrial Space
- Available 7/1/2022
- 1,800 SF
- \$17.50/SF, Gross
- Warehouse area
- Includes mezzanine space
- Office area
- 1 Grade-level roll-up door
- 1 restroom



BUILDING D (3635) LOWER LEVEL FLOOR PLAN

SUITE F/G FEATURES

- Industrial Space
- Available 11/1/2022
- 1,800 SF - 4,500 SF
- \$17.50/SF, Gross
- Warehouse area
- Suite G includes Mezzanine in warehouse
- Office area in each suite
- 2 Grade-level roll-up doors
- 3 restrooms



SITE PLAN



The information provided herein has been obtained from sources believed to be reliable, but no representation or warranty, express or implied, is made with respect to the accuracy or completeness of any such information. Each prospective buyer or tenant should independently investigate, evaluate and verify all information provided herein and any other matters deemed material. Please consult your attorney, tax advisor or other professional advisor. The terms of sale or lease set forth herein are subject to change or withdrawal at any time and without notice.

LOCATION MAP

